

Subject: Re: 8618 Sepulveda Blvd.

From: Donald Duckworth <duckworth.donald@gmail.com>

Date: 07/22/2016 03:38 PM

To: Kita Curry <KCurry@didihirsch.org>

CC: John Ruhlen <jruhlen916@aol.com>, Miki Payne2 <miki@hbdrollinger.com>, Jack Davis <jsdla@aol.com>, Chris Locke <Chris@hfhlt.com>

BCC: Donald R Duckworth <duckworth.donald@gmail.com>

It was nice to talk to you again this afternoon. I am encouraged with your interest in becoming a closer part of our community and believe that our Westchester Town Center Business Improvement District Board will see "community service" contributions arising from your use of this site at 8618 S. Sepulveda. Facade and landscaping enhancements will be very well received by our BID Board. I have already spoken with several of our Board members about your interest in Westchester and both responded positively. The BID can assist with access to the Councilman in a meaningful way. Obviously everyone wants some reflection time. Let's take a few days to collect our thoughts and touch bases again early next week.

I've attached a copy of the adopted "Community Design Overlay (CDO)" for your reading pleasure. We look forward to talking with you next week. Thanks for contacting us.

On Fri, Jul 22, 2016 at 2:26 PM, Kita Curry <KCurry@didihirsch.org> wrote:

Hi Donald,

Thanks for being so responsive. The owner of the Medical Building at 8618 Sepulveda is Thomas Hood –8618 Sepulveda LLC. I spoke with Ezra Gale, Senior Planner for Mike Bonin. When I mentioned that I spoke with you and you were supportive, he asked if you could send him an email to that effect today? [Would you be willing to send him whatever supportive phrase you are comfortable with at– ezra.gale@lacity.gov ?](#)

Ezra referred me to David Solaiman Tehrani, ASLA, who is in charge of the Westchester CDO for LA City Planning Dept. David told me that the uses I described for ground floor would not meet definition of "Community Service." But that if Councilmember Bonin gives a letter of support, they have "some leeway." When I told him that with such uncertainty, we couldn't buy a property that will cost approximately \$15 million, he said that if Councilmember supported, "Most likely

we'll follow suit." So, now I'm going to call Ezra about an appointment with Mike Bonin.

We would be great owners/community members. We're approaching our 75th year in business, have 11 sites, a \$45M budget, 500 employees and 200 volunteers. We own 6 of our 11 centers and maintain their aesthetics inside and out. Unlike some purchasers who will do minimal improvements and merely use the building for leased office income, we will be an owner/occupier for the long run, which is why we would gut the building and bring everything up to code, including seismic upgrades totaling about \$1.3M.

This location will be the home of our Suicide Prevention Center, our flagship program. There is none as comprehensive in the nation. Its core services are prevention, training, counselling and research.

- Through our crisis phone/chat/text lines, last year we helped over 72,000 children and adults who were in crisis or worried about someone else.
 - o Together with a center in Miami, we comprise the nation's Disaster Distress Helpline (natural and man-made)
 - o Through the National Suicide Prevention Lifeline network, we offer 24/7 Spanish/English coverage
- In partnership with LA City's Crisis Response Team, we provide immediate support at the scene of suicides. We also offer crisis support at schools, businesses, etc. where a colleague or student has been lost to suicide.
- We offer sliding scale support groups to individuals who have lost a loved one to suicide or have survived a suicide attempt. (Our nationally recognized curriculum for attempt survivors has been requested by 49 states and 18 other nations.)
- In trainings tailored to specific needs, we educate almost 10,000 students, religious leaders, business teams, first-responders, etc. to recognize and respond to the warning signs of suicide.
- We also promote awareness and prevention through dozens of local/national/international media interviews annually.
- As an aside, our 5K for Suicide Prevention, which is held at La Tijera and Westchester Parkway, now draws over 2,000 children and adults. I've attached a photo of the Kiddie K and one of the largest teams – Team Aaron—honoring the memory of a young teen.

Thanks again. I hope this works.

Kita

Kita S. Curry, Ph.D.

President/CEO

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— Attachments: —

CDO Adopted 080701.pdf

4.9 MB